

# महाराष्ट्र शासन

क्रमांक:-डिसीआर-१०९४/२८२९/गवि-११

गवर्नर विषयक प्रिमियम

मंत्रालय, गुरुङ-४०००३२

दिनांक:-१८ नोवेंबर, २०७४

प्रति,

- १) सर्व नहानगरपालिका आयुक्त.
- २) व्यवस्थापकीय संचालक, शहर व औद्योगिक विकास महामंडळ
  - (सिड्को), निर्मल भवन, मुंबई.
- ३) महानगर आयुक्त, मुंबई महानगर प्रदेश विकास प्राधिकरण,  
प्लॉट नं.सी १४-१५, वांद्रे कुर्ला कॉम्प्लेक्स, वांद्रे (पू), मुंबई-४०००५१.
- ४) मुख्य कार्यकारी अधिकारी, महाराष्ट्र औद्योगिक विकास महामंडळ,  
मरोळ, अंधेरी (पू), मुंबई.
- ५) मुख्य कार्यकारी अधिकारी, महाराष्ट्र गृहनिर्माण व क्षेत्र विकास प्राधिकरण  
गृहनिर्माण भवन, वांद्रे (पू), मुंबई-४०००५१.
- ६) मुख्य कार्यकारी अधिकारी, पिपरी-चिंचवड नवनगर विकास प्राधिकरण,  
निगडी, पुणे.
- ७) मुख्य अधिकारी, सर्व नगरपरिषदा.

विषय:-महाराष्ट्र प्रादेशिक व नगर रचना अधिनियम-१९६६.

सौर ऊर्जावर पाणी तापविण्याच्या पद्धतीचा बांधकाम  
निघाली मध्ये समावेश करणेबाबत कलम-१५४ अन्वये  
दिलारो निदेश.

संदर्भ:-गवर्नर विकास विभाग आदेश क्र.डीसीआर-१०९४/२८२९/  
गवि-११, दि. १९.९.१९९५.

नाही,

लक्ष्मीदता दिसाडाबत संदर्भित आदेशान्वये सौर ऊर्जावर पाणी तापविण्याच्या  
स्थिरात्मक विकासातीली मध्ये समावेश करणेबाबत कलम-१५४ अन्वये निदेशा देहून  
कलम-३७ अन्वये कार्यकारी कालून त्यास शासनाची मंजूरी मिळेपर्यंत इस्ताचाच्या सदर  
असेही विनाशकापासून अंतर्वाचावणी करणेबाबत आदेश निर्गमित केले आहेत. सदर  
असेही विनाशकापासून रुक्कारे ९ वर्षांचा कालावधी उलटूनी ठाणे व बृहस्पुर्व

त्यांच्या विकास नियंत्रण नियमावलीमध्ये कलम-३७ खालील फेरबदल प्रस्ताव अद्याप शासनास मान्यतेसाठी सादर केला नसल्याचे दिशून येते. सदर नियमांमध्ये केंद्रीय नगर विकास विभागाने दि.९ एप्रिल, १९९९ अन्यथे काही बदल केला असून, सदर मॉडेल रेग्यूलेशन/बायलॉज ची प्रत त्वरित संदर्भासाठी सोबत जोडली आहे.

तरी सर्व महानगरपालिका/नगरपालिका, नियोजन प्राधिकरणे यांनी केंद्र शासनाच्या दि.९.४.१९९९ च्या पत्रासोबतच्या मॉडेल रेग्यूलेशन/बायलॉज नुसारचे नियम त्यांच्या विकास नियंत्रण नियमावलीमध्ये समाविष्ट करणेबाबत कलम-३७ खालील फेरबदल प्रस्ताव शासन स्तरावर सादर करावा. ज्या महानगरपालिका/नगरपालिका, नियोजन प्राधिकरणे यांनी याबाबत कार्यवाही सुरु केली असल्यास, त्याच्या सद्यास्थितीचा अहवाल शासनास तात्काळ सादर करावा.

आपला,

( सुधाकर नागनुरे )

उपसचिव

प्रत माहितीसाठी....

- १) प्रधान सचिव (२), नगर विकास विभाग, मंत्रालय, मुंबई.
- २) संस्कृतक नगर रचना, मध्यवर्ती कार्यालय, महाराष्ट्र राज्य, पुणे.  
त्यांना विनंती करण्यात येते की, त्यांनी महानगरपालिका/नगरपालिका व इतर नियोजन प्राधिकरणाकडे याबाबत त्यांच्या स्तरावर पाठपुरावा करावा व त्यांना आयश्यक सर सार्वदर्शन करावे.
- ३) सर्व कक्षा अभियांत्री, नगर विकास विभाग, मंत्रालय, मुंबई.

# **Model Regulation/ Bye Laws for Installation of Solar Assisted Water Heating Systems in Functional Buildings.**

The following provisions are proposed for inclusion in the building bye laws of different States/Uts.

1. "No new building in the following categories in which there is a system or installation for supplying hot water shall be built unless the system or the installation is also having an auxiliary solar assisted water heating system:
  - a) Hospitals and Nursing Homes.
  - b) Hotels, Lodges, and Guest Houses.
  - c) Hostels of Schools, Colleges, Training Centres.
  - d) Barracks of armed forces, paramilitary forces and police.
  - e) Individual residential buildings having more than 150 sq.mt. plinth area.
  - f) Functional Building of Railway Stations and Airports like waiting rooms, retiring rooms, rest rooms, inspection bungalows and catering units.
  - g) Community Centres, Banquet Halls, Barat Ghars, Kalyan mandaps and Buildings for similar use".

## **SCHEDULE .....**

### **1. Definitions:**

i)	"Solar Assisted Water Heating System"	A devise to heat water using solar energy as heat source.
ii)	"Auxiliary Back up"	Electrically operated or fuel fired boilers/systems to heat water coming out from solar water heating system to meet continuous requirement of hot water.
iii)	"New Building"	Such buildings of above said categories for which construction plans have been submitted to competent authority for clearance.
iv)	"Existing Building"	Such buildings which are licensed to perform their respective business.

## 2. Installation of Solar Water Heating Systems

- a) **New Buildings:** Clearance of plan for the construction of new buildings of the aforesaid categories shall only be given if they have a provision in the building design itself for an insulated pipeline from the rooftop in the building to various distribution points where hot water is required. The building must have a provision for continuous water supply to the solar water heating system. The building should also have open space on the roof top which receives direct sun light. The load bearing capacity of the roof should atleast be 50 kg. Per sqmt. All new buildings of above said categories must complete installation of solar water heating systems before obtaining necessary license to commence their business.
- b) **Existing Buildings:** Installation of Solar Assisted Water Heating Systems in the existing building shall be made mandatory at the time of change of use to above said category provided there is a system or installation for supplying hot water.
- c) **Capacity:** The capacity of solar water heating system to be installed on the building different categories shall be decided in consultation with the local bodies. The recommended minimum capacity shall not be less than 25 litres per day for each bathroom and kitchen subject to the condition that maximum of 50% of the total roof area is provided with the system.
- d) **Specifications:** Installation of Solar Assisted Water Hearing Systems shall conform to BIS (Bureau of Indian Standards) specification IS 12933. The solar connectors used in the system shall have the BIS certification mark.
- e) **Auxiliary System:** Wherever hot water requirement is continuous, auxiliary heating arrangement either with electric elements or oil of adequate capacity can be provided.

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